This Instrument Was Prepared By: Christopher R. Smitherman, Attorney At Law Post Office Box 261 Montevallo, Alabama 35115 (205) 665-4357 Send Tax Notice: Grady Scott Lovelady P.O. Box 197 Montevallo, AL 35115

STATE OF ALABAMA)	WARRANTY DEED
SHELBY COUNTY)	

KNOW ALL MEN BY THESE PRESENTS, that for and in consideration of the sum of Fifty-Five Thousand and 00/100 Dollars (\$55,000.00) and other good and valuable considerations, the receipt and sufficiency of which are hereby acknowledged, Sharon Ashcraft, a married woman, hereinafter called "Grantor," does hereby GRANT, BARGAIN, SELL AND CONVEY unto Grady Scott Lovelady, a married man, hereinafter called "Grantee" in fee simple, together with every contingent remainder and right of reversion, the following described real estate, situated in Shelby County, Alabama, to-wit:

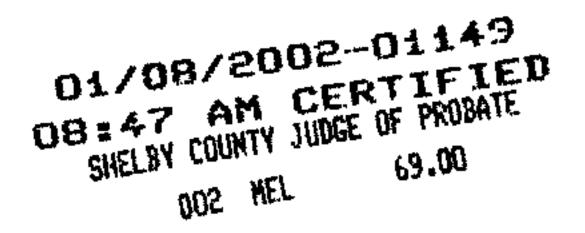
Beginning at a point where the West quarter-quarter line of the Southeast quarter of the Northwest quarter of Section 2, Township 24 North, Range 12 East, Shelby County, Alabama intersects the North right of way line of Alabama Highway No. 25 as of the date of December 27, 2001 and run thence South 83 degrees 13 minutes 55 seconds East along said margin of said Highway a distance of 159.67 feet to a found concrete monument corner; thence run North 50 degrees 41 minutes 07 seconds East a distance of 40.00 feet to a corner; thence run South 83 degrees 13 minutes 55 seconds East a distance of 10.07 feet to a property corner on the westerly margin of Holloway Hill Road; thence run North 00 degrees 09 minutes 53 seconds West along said margin of said Holloway Hill Road a distance of 170.04 feet to a property corner; thence run North 83 degrees 13 minutes 55 seconds West a distance of 200.09 feet to a set rebar corner on said quarter-quarter line; thence run South 00 degrees 09 minutes 53 seconds East along said quarter-quarter line a distance of 199.06 feet to the point of beginning, containing 0.89 of an acre, more or less and being subject to any and all agreements, easements, rights of way, restrictions and/or limitations of probated record and/or applicable law.

According to survey by S. M. Allen, RLS#12944, dated December 26, 2001.

Note: This property does not constitute homestead property for the Grantor nor the Grantee.

TO HAVE AND TO HOLD to the said Grantee in fee simple forever, together with every contingent remainder and right of reversion.

The Grantor, does individually and for the heirs, executors, and administrators of the Grantor covenant with said Grantee and the heirs and assigns of the Grantee, that the Grantor is lawfully seized in fee simple of said premises; that said premises are free from all encumbrances, unless otherwise noted above; that the Grantor has a good right to sell and convey the said premises; that the Grantor and the heirs, executors, administrators of the Grantor shall warrant and defend the said premises to the Grantee and the heirs and assigns of the Grantee forever, against the lawful claims of all persons.



IN WITNESS WHEREOF, the Grantor has executed this Deed and set the seal of the Grantor thereto on this date the 28th day of <u>December</u>, <u>2001</u>.

GRANTOR

Sharon Ashcraft (L.S.)

STATE OF ALABAMA

SHELBY COUNTY

ACKNOWLEDGMENT

I, <u>Chris Smitherman</u>, a Notary Public for the State at Large, hereby certify that the above posted name, <u>Sharon Ashcraft</u>, which is signed to the foregoing Deed, who is known to me, acknowledged before me on this day that, being informed of the contents of the Deed, that said person executed the same voluntarily on the day the same bears date.

GIVEN UNDER MY HAND AND OFFICIAL SEAL OF OFFICE on this the 28th day of <u>December</u>, 2001.

NOTARY PUBLIC

My Commission Expires:

Inst # 2002-01149

01/08/2002-01149 08:47 AM CERTIFIED

SHELBY COUNTY JUDGE OF PROBATE.

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